

EXHIBIT 1

IN THE UNITED STATES BANKRUPTCY COURT
FOR THE DISTRICT OF DELAWARE

In re:

BIG LOTS, INC., *et al.*,

Debtors.¹

Chapter 11

Case No. 24-11967 (JKS)

(Jointly Administered)

AFFIDAVIT OF SERVICE

I, Mary Clifton, also known as, Mary Bridges, depose and say that I am employed by Rebekah Fisher & Associates, PLLC ("***Fisher***"), counsel for Variety Stores, LLC in the above-captioned chapter 11 cases.

On February 28, 2025, at my direction and under my supervision, employees of Fisher caused the following document to be served by the method set forth on (1) the Landlords Service List attached hereto as **Exhibit A**, and (2) the Counsel Service List attached hereto as **Exhibit B**:

- Information evidencing Variety Stores, LLC's adequate assurance of future performance.

Dated: March 12, 2025


Mary Clifton, also known as, Mary Bridges

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

On this 12th day of March 2025, before me personally appeared Mary Clifton, also known as, Mary Bridges, to me known to be the person described in and who executed the foregoing instrument, and acknowledged that such person executed the same as such person's free act and deed.

Witness my hand, at office, this 12th day of March 2025.


Notary Public

My Commission Expires:

3/20/28



¹ The debtors and debtors in possession in these chapter 11 cases, along with the last four digits of their respective employer identification numbers, are as follows: Great Basin, LLC (6158); Big Lots, Inc. (9097); Big Lots Management, LLC (7948); Consolidated Property Holdings, LLC (0984); Broyhill LLC (7868); Big Lots Stores - PNS, LLC (5262); Big Lots Stores, LLC (6811); BLBO Tenant, LLC (0552); Big Lots Stores - CSR, LLC (6182); CSC Distribution LLC (8785); Closeout Distribution, LLC (0309); Durant DC, LLC (2033); AVDC, LLC (3400); GAFDC LLC (8673); PAFDC LLC (2377); WAFDC, LLC (6163); INFDC, LLC (2820); Big Lots eCommerce LLC (9612); and Big Lots F&S, LLC (3277). The address of the debtors' corporate headquarters is 4900 E. Dublin-Granville Road, Columbus, OH 43081.

Exhibit A

Location #	Landlord Name	Landlord Address	Landlord City	Landlord State	Landlord Zip	Method of Service
3	Yellow Tail Georgia, LLC C/O Brookside Properties, Inc.	2002 Richard Jones Rd.	Nashville	TN	37215	FedEx Priority Overnight & Email
62	Country Club Shops, Inc. C/O Lou Spatafore	14 Regency Dr.	Fairmont	WV	26554	FedEx Priority Overnight & Email
206	Harolds Heirs LLC Christopher Godwin	2513 Raeford RD	Fayetteville	NC	28305	FedEx Priority Overnight & Email
225	NS Retail Holdings, LLC C/O Netstreit Management	2021 McKinney Ave, Suite 1150	Dallas	TX	75201	FedEx Priority Overnight & Email
282	Scot Luther	3903-A Bellaire Blvd	Houston	TX	77025	FedEx Priority Overnight & Email
294	Clyde J. Peery, JR. and Mary Helen Peery	1407 Old Niles Ferry RD	Maryville	TN	37803	FedEx Priority Overnight & Email
347	Core Highland Plaza, LLC ATTN: Core Equity Partners	P.O. Box 11126	Fayetteville	AR	72703	USPS Priority Mail & Email
378	Seven Players Club Drive, LLC	104 Dee Drive	Charleston	WV	25311	FedEx Priority Overnight & Email
1081	Southgate Shopping Center	300 W. Market Street Suite 3	Decatur	AL	35601	FedEx Priority Overnight & Email
1125	Glasgow Retail, LLC	678 Reisterstown Rd	Baltimore	MD	21208	FedEx Priority Overnight & Email

Location #	Landlord Name	Landlord Address	Landlord City	Landlord State	Landlord Zip	Method of Service
1536	Gastonia Restoration Partners, LLC	2926B Foster Creighton Drive	Nashville	TN	37204	FedEx Priority Overnight & Email
1609	Penn Commercial, Inc.	242 Oak Spring RD	Washington	PA	15301	FedEx Priority Overnight & Email
1648	Kin Properties, Inc. Tennant #1000097091	185 NW Spanish River Blvd, Suite 100	Boca Raton	FL	33431	FedEx Priority Overnight & Email
1703	Perry's, Inc. C/O Perry Management, Inc.	518 Plaza Blvd.	Kinston	NC	28501	FedEx Priority Overnight & Email
1726	B&C Properties of Dunn, LLC	770 Fleming Rd	Coats	NC	27521	FedEx Priority Overnight & Email
4729	NS Retail Holdings, LLC C/O Netstreet Management Office	2021 McKinney Ave. Suite 1150	Dallas	TX	75201	FedEx Priority Overnight & Email
5121	Tenth Street Building Corporation C/O Baldwin Brothers, Inc.	2540 Village Common Drive	Erie	PA	16506	FedEx Priority Overnight & Email
5126	Ishaan Rockwood, LLC C/O American Management Services, Inc.	5675 Jimmy Carter Blvd Suite 500	Norcross	GA	30071	FedEx Priority Overnight & Email
5239	NS Retail Holdings, LLC C/O Netstreet Management Office	2021 McKinney Ave. Suite 1150	Dallas	TX	75201	FedEx Priority Overnight & Email
5243	Mores Road Company-I, LLC	4300 East Fifth Avenue	Columbus	OH	43219	FedEx Priority Overnight & Email

Location #	Landlord Name	Landlord Address	Landlord City	Landlord State	Landlord Zip	Method of Service
5422	Rivercrest Realty Investors John Bullitis	8816 Six Forks RD Suite 201	Raleigh	NC	27615	FedEx Priority Overnight & Email
5462	Ogden Plaza, LLC (Susan Arredondo) C/O Cameron Management, Inc.	1201 Glen Mead RD	Wilmington	NC	28401	FedEx Priority Overnight & Email

Exhibit B

Location #	Landlord Name	Landlord Counsel Address	Method of Service
206	HAROLDS HEIRS LLC	Karen C. Bifferato Connolly Gallagher LLP 1201 N. Market Street, 20th Floor Wilmington, DE 19801	FedEx Priority Overnight & Email
206	HAROLDS HEIRS LLC	Michael D. Mueller Williams Mullen 200 South 10th Street, Suite 1600 Richmond, VA 23219	FedEx Priority Overnight & Email
206	HAROLDS HEIRS LLC	Lonnie M. Player, Jr. Player McLean LLP 1019 Hay Street Fayetteville, NC 28305	FedEx Priority Overnight & Email
225	NS RETAIL HOLDINGS, LLC	Laurel D. Roglen Ballard Spahr LLP 919 N. Market Street, 11th Floor Wilmington, DE 19801	FedEx Priority Overnight & Email
225	NS RETAIL HOLDINGS, LLC	Joel F. Newell Ballard Spahr LLP 1 East Washington Street, Suite 2300 Phoenix, AZ 85004	FedEx Priority Overnight & Email
347	CORE HIGHLAND PLAZA LLC	Lucian B. Murley Saul Ewing LLP 1201 N. Market Street, Suite 2300 P.O. Box 1266 Wilmington, DE 19899	FedEx Priority Overnight & Email
347	CORE HIGHLAND PLAZA LLC	Turner N. Falk Saul Ewing LLP Centre Square West 1500 Market Street, 38th Floor Philadelphia, PA 19102	FedEx Priority Overnight & Email
1081	SOUTHGATE SHOPPING CENTER	R. Craig Martin DLA Piper LLP (US) 1201 N. Market Street, Suite 2100 Wilmington, DE 19801	FedEx Priority Overnight & Email

Location #	Landlord Name	Landlord Counsel Address	Method of Service
1081	SOUTHGATE SHOPPING CENTER	Dale K. Cathell Virginia R. Callahan DLA Piper LLP (US) 650 S. Exeter Street, Suite 1100 Baltimore, MD 21202	FedEx Priority Overnight & Email
1536	GASTONIA RESTORATION PARTNERS	Gene L. Humphreys Paul G. Jennings Bass, Berry & Sims PLC 21 Platform Way South, Suite 3500 Nashville, TN 37203	FedEx Priority Overnight & Email
1648	KIN PROPERTIES, INC.	Jeffrey Rhodes, Esq. Tayman Lane Chaverri LLP 2001 L Street, NW, Suite 500 Washington, DC 20036	FedEx Priority Overnight & Email
1648	KIN PROPERTIES, INC.	Ericka F. Johnson, Esq. Bayard, P.A. 600 N. Market Street, Suite 400 Wilmington, DE 19801	FedEx Priority Overnight & Email
1703	PERRY'S INC.	David F. Mills Narron Wenzel PA 1202 S. Third Street P.O. Box 1567 Smithfield, NC 27577	FedEx Priority Overnight & Email
1703	PERRY'S INC.	Kate Roggio Buck Maliheh Zare McCarter & English, LLP 405 N. King Street, 8th Floor Wilmington, DE 19801	FedEx Priority Overnight & Email
1726	B&C PROPERTIES OF DUNN LLC	David F. Mills Narron Wenzel PA 1202 S. Third Street P.O. Box 1567 Smithfield, NC 27577	FedEx Priority Overnight & Email
1726	B&C PROPERTIES OF DUNN LLC	Kate Roggio Buck Maliheh Zare McCarter & English, LLP 405 N. King Street, 8th Floor Wilmington, DE 19801	FedEx Priority Overnight & Email

Location #	Landlord Name	Landlord Counsel Address	Method of Service
4729	NS RETAIL HOLDINGS, LLC	Laurel D. Roglen Ballard Spahr LLP 919 N. Market Street, 11th Floor Wilmington, DE 19801	FedEx Priority Overnight & Email
4729	NS RETAIL HOLDINGS, LLC	Joel F. Newell Ballard Spahr LLP 1 East Washington Street, Suite 2300 Phoenix, AZ 85004	FedEx Priority Overnight & Email
5239	NS RETAIL HOLDINGS, LLC	Laurel D. Roglen Ballard Spahr LLP 919 N. Market Street, 11th Floor Wilmington, DE 19801	FedEx Priority Overnight & Email
5239	NS RETAIL HOLDINGS, LLC	Joel F. Newell Ballard Spahr LLP 1 East Washington Street, Suite 2300 Phoenix, AZ 85004	FedEx Priority Overnight & Email
5462	OGDEN PLAZA, LLC	Carl N. Kunz, III Christopher M. Donnelly Morris James LLP 500 Delaware Ave., Suite 1500 Wilmington, De 19801	FedEx Priority Overnight & Email